# PART IV

## Section 1-A

## CENTRAL BILLS AND REPORTS OF SELECT COMMITTEES THEREON

## NOTIFICATION.

### (LAW DEPARTMENT).

No. LAW 22 LCA 66, Bangalore, dated 22nd—23rd June 1966.

In pursuance of the adoption of a motion by Rajya Sabha that the Delhi Rent Control (Amendment) Bill, 1964 by Shri M. P. Bhargava, M. P., be circulated for the purpose of eliciting opinion thereon by 31st August 1966, it is hereby ordered that the said Bill be published along with the Statement of Objects and Reasons for general information.

Any person or public body desirous of submitting an opinion on the provisions of the Bill may send the same in quadruplicate to the Secretary to Government, Law Department, Vidhana Soudha, Bangalore-1, before the 15th August 1966, for being forwarded to the Rajya Sabha Secretariat.

It is requested that opinion, if any, should not be submitted to the Rajya Sabha Secretariat or to any Ministry of the Government of India.

By Order and in the name of the Governor of Mysore,

H. K. ANANTHASUBBA RAO,
*Under Secy. to Govt., L.D.*

28

(BILL No. VII OF 1964)

# THE DELHI RENT CONTROL (AMENDMENT) BILL, 1964

(AS INTRODUCED IN THE RAJYA SABHA)

A

BILL

*further to amend the Delhi Rent Control Act, 1958.*

BE it enacted by Parliament in the Fifteenth Year of the Republic fo India as follows :—

1. *Short title.*—This Act may be called the Delhi Rent Control (Amendment) Act, 1964.

2. *Amendment of Section 14.*—In section 14 of the principal Act, in sub-section (1), —

(*i*) after clause (*d*), the following clause shall be inserted, namely :—

"(*dd*) that the premises which have been let for non-residential purpose have not been used by the tenant without reasonable excuse for the purpose for which they were let for a continued period of four months preceding the date of the filing of the application for recovery of possession;";

(*ii*) for clause (*h*), the following shall be substituted, namely :—

"(*h*) that the tenant or any member of his family dependent on him or residing with him has, whether before or after the commencement of this Act, built, acquired vacant possession of, or been alloted, a residence ;

(*hh*) that the tenant has been in continuous occupation of any residential premises, of which the rent is rupees one hundred or more per month, for a period exceeding twenty-one years ;

*Explanation.*—For the purposes of clause (*hh*) references to residential premises shall mean any premises suitable for occupation as a residence irrespective of the purpose for which it is or has been let, whether for use as resident or for use as residence-*cum*-business or residence

*cum*-profession, and also includes premises let out for the purposes of a public hospital, an educational institution, a publice library, a reading room or an orphanage ;";

(*iii*) after clause (*j*), the following shall be inserted, namely :—

"(*jj*) that the tenant has, whether before or after the commencement of this Act, without the consent of the land-lord in writing or of the Municipal Corporation of Delhi or of New Delhi Municipal Committee, as the case may be, erected any structure or suffered to be erected any structure on the premises ;

(*jjj*) that the tenant or any person residing with the tenant has been guilty of conduct amounting to causing annoyance to the occupiers of the adjoining or neighbouring premises or has been using the premises or allowing the premises to be used for immoral or illegal purposes;"

3. *Amendment of section 23.*—To section 23 of the principal Act, the following proviso shall be added, namely :—

"Provided that no residential building shall be converted into non-residential building except with the permission in writing of the Controller."

4. *Insertion of new section 54A* .—After section 54 of the principal Act, the following section shall be inserted, namely,—

"54A. *Exemptions.*—Notwithstanding anything contained in this Act, the Central Government or the Chief Commissioner of Delhi may direct that all or any of the provisions of this Act shall not apply to any particular building or class of buildings."

## STATEMENT OF OBJECTS AND REASONS

In the course of the administration of the Delhi Rent Control Act, 1958 it has been found that the Act certain contains lacunae, specially in regard to the provisions in respect of the recovery of possession by the land-lords of the premises. This Bill seeks to fill in these lacunae and remedy certain other defects and bring it in line with the Rent Control Acts of other States.

M. P. BHARGAVA.

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